

MICHIGAN STATE HOUSING DEVELOPMENT AUTHORITY  
OFFICE OF COMMUNITY DEVELOPMENT

VISITABILITY CONTRACT RIDER

Project Address:		Project Manager:	
OPAL Project #:		Contractor:	
Grantee:		Contract #:	

**Requirements and Applicability:** To comply with Office of Community Development (OCD) Policy Bulletin #10, Attachment E, Visitability Standards for New Construction, all grantees receiving OCD funding for new construction of single-family homes must complete this form. Unless a waiver has been granted, all such homes must be built to meet the following standards:

- A no-step main floor entry with a threshold of less than ½ inch must be provided (this entry may be in the front, back, side, or through the garage);
- All doorways on the main floor must be at least 32 inches wide with the door open at a 90 degree angle (note that achieving this amount of clearance will generally require at least 34 inch interior doors on the entry level);
- All hallways on the main floor must be at least 36 inches wide (note that 34 inch doors at the end of a hallway will generally require that the hallway be at least 40 inches wide to allow for door casings);
- All main floor bathrooms must include blocking for future grab bar installation which is no less than 33 inches and no more than 36 inches above the floor (however, this policy does not require that grab bars be installed at the time of construction);
- Every unit must be provided with at least one half-bathroom on the main floor with i) a clear floor space of 30 by 48 inches centered on and contiguous to the sink that is not encroached by the swing path of the bathroom door and ii) a sink and toilet that allow for parallel or head-on approach by a person in a wheelchair; and
- Main floor environmental controls—including light switches and heating and cooling controls—must be located at least 15 inches and no more than 48 inches above the floor.

**Contractor Certification: To be signed by General Contractor**

☐ I hereby certify that I am aware of the visitability requirements outlined above and in Attachment E to OCD Policy Bulletin #10 and further certify that the plans and specifications for the home to be constructed at the address above are in compliance with those standards outlined above unless specific waivers have been noted below.

I further understand and agree that this "Visitability Rider" is to be incorporated into the construction contract for this project and that in the event of any discrepancy between the contract documents, including the plans and specifications, and the requirements outlined above, these requirements above take precedence.

Finally, I hereby certify (**Check one**)

- ☐ that the plans and specifications are in **full compliance** with the standards outlined above; **OR**  
☐ that I have been provided with documentation of a Visitability Waiver Request that has been approved by the Office of Community Development and that this project will comply with the conditions of the approved waiver.

Printed Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_